

Interstate Enterprises, Inc., a body corporate,
hereinafter called "Mortgagor," and B & T Supplies, Inc., a body corporate
, hereinafter called "Mortgagee."

WITNESSETH: WHEREAS, Mortgagor now stands indebted unto Mortgagee in the sum of
Forty-Three Thousand Thirty-Eight and 28/100-----
Dollars (\$ 43,038.28), which sum was lent to the Mortgagor, evidenced by a note of even date herewith
payable to the said Mortgagee, or order, with interest from date at the rate of eight and one-half
per cent-(8-1/2) per annum on any unpaid balance under terms and provisions set forth in said note.

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AND WHEREAS, for the better securing of the payment of said single bill or note or notes that may be
given hereafter in extension or renewal of the note referred to above or any part thereof, the Mortgagor does hereby
execute this mortgage.

NOW, THEREFORE, in consideration of the sum of Ten Dollars (\$10.00), in hand paid, the said Mortgagor
does hereby grant and convey in fee simple unto Mortgagee, its or their heirs, personal representatives, successors
or assigns, hereinafter collectively called "Mortgagee", all that real estate situate, lying and
being in Monrovia, New Market Election District, Frederick County, State
of Maryland, being more particularly described as follows:

PARCEL NO. 1: All that parcel of land designated as Lot No. 2 being
a part of a tract of land called "New Market Plains," Beginning at a
planted stone standing at the end of 11.68 ps. on the 2nd line of Lot
No. 2 and running thence and with said lot the following courses and
distances, allowing 1-7/8 degrees for variation, North 87-5/8° West
32/100 ps., South 56-7/8° West 8.93 ps., North 11-3/8° West 19.2 ps. to
a stake 53 feet from the center of the Railroad, thence North 87-3/8°
West 21.5 ps., South 74-3/8° West 12.5 ps., North 17-5/8° West 1.25 ps.,
North 74-1/8° East 12.5 ps. to a stake 33 feet from the center of said
Railroad, thence South 87-3/8° East 6.25 ps., thence with a line, South
88° East 32.44 ps. to the end of the 6th line of the part of Lot No. 2
conveyed by L. F. Detrick, et ux, to Jacob S. Cronise by deed dated
December 11, 1863, then with the lines of said part reversed, South 7-1/4°
West 5.3 ps. to the northeast corner of the Dairy, thence North 82-1/2°
West 78/100 of a perch to the northeast corner of the Dairy, thence South
52-1/2° West 1.56 ps., South 21-1/2° West 8.80 ps. to the place of
beginning, containing 1 acre, 2 roods and 15 square ps. of land, more or
less.

PARCEL NO. 2: All that part of the tract of land called "New Market
Plains" situate as aforesaid, known as Lot No. 1, beginning for the same
at a stake heretofore planted at the end of a line drawn North 66° West
11.70 ps. from the end of the 6th line of the part of Lot No. 2 above
described, and running thence North 65-5/8° West 15 ps. to a stake; thence
South 58-7/8° West 8.81 ps. to a stake 33 feet from the center of the
Railroad, thence South 86° East 21.70 ps. to the place of beginning,
containing 1 rood and 14 square ps. of land, more or less.

(continued on attached sheet)